



Supporting local landlords in Bath, Bristol, NE Somerset and South Gloucestershire

Landlords are invited to attend our next meeting in Keynsham

If you have not done so already, please register as an ALL Wessex member via the following (it's free!): <http://www.allwessex.co.uk/join-allw/register/>

Hosts: Association of Local Landlords (Wessex)

Location: Royal British Legion, Keynsham, BS31 2AZ (1st Floor)

Day: **Thursday 2nd February 2023**

Time: **6:30pm for a 7:00pm start** until 9:30pm

Introducer of:  **ALAN BOSWELL**
Insurance Brokers

Agenda:

Welcome and Introduction by Rob Crawford – recently re-elected Chairman

PRS Market Update - Rob Crawford, an interactive session asking for your views on where you feel the Private Rented Sector is going. Selling, Sticking, Buying, Re-investing elsewhere?

Valuation Office Agency – Stuart Stone (PRS Stakeholder Manager), presents the role of Rent Officers, the importance of information provided by landlords in determining Local Housing Allowance, Housing Benefit and Universal Credit and maintaining a register of Fair Rents. Understanding official rental statistics, and how landlords can influence their future development.

Rentokil Property Care (Mould) – Michael Elphick (Branch Manager) & Dave Mann (Area Manager) & Peter Cox (Manager Southwest Region), the importance of independent surveys to determine the root cause of mould and means to reduce arisings/spreading. The possibility of existing legislation being more specific in what is required of landlords dealing with mould.

Coffee Break and Networking Opportunity

please return to your seats promptly when asked – thanks!

Local & National issues:

- South Gloucestershire Council introduction of Article 4.
- Bristol City Council Rent Controls Commission.
- BANES Residents' Parking Zones.

Open forum / discussion (time permitting): Issues and concerns arising.

Next Meeting:

Thursday 15th June 2023